

August 23, 2005

Business Park Vision Statement

The business parks will offer appealing diverse shovel ready opportunities to build and grow businesses for profitability with competitive costs, reasonable regulations and restrictions, ease of access and enhances the Community.

Business Park Sub Committee

Action:

Joe Plankis to email Chris Hamm information to committee members.

General Comments:

Explained Tech park ideas and where town is in the process

Mentioned the property at 156th and US 31 that still has active ownership working toward tech park ideas.

Plankis described Hamilton County Alliance involvement with entrepreneurship program.

Planning a Business Park Ideas and thoughts

Infrastructure needs

Wide roads

“Shovel ready” land

Centrally located detention areas/ gets more green space in park

Metal siding and stone masonry

Aware of cost \$2 per sq foot on siding vs \$10 per sq foot on masonry

We need to make sure we understand the cost to construct as an incentive to build as it relates to our architectural requirements

Sanitary and Water on both sides of the street

Attractive green space amenities

Trails through business parks/ trails and large trucks don't mix

Trails rules are for all to honor

Need available labor force

Buried utilities

Zoning ready

Easy access to quick approvals

Need to have staff approval without plan commission

Police and fire protection

Impact fees may be an issue

Information on tax abatement needs to be readily available

Information on impact fees needs to be readily available

Need good road access/ wider streets

Need good enforcement follow up within business parks

Need enforcement to follow up on what was agreed to be built

Need friendlier environment at plan commission and council

Benchmarking approach

Rules for business parks needs to be the same for all
Signage in parks
Lighting in parks